



# **AMENDED AGENDA**

## **OCONEE COUNTY COUNCIL MEETING**

### **March 20, 2018**

### **6:00 PM**

Council Chambers, Oconee County Administrative Offices  
415 South Pine Street, Walhalla, SC

#### **Call to Order**

**Public Comment Session** *[Limited to a total of forty (40) minutes, four (4) minutes per person.]*

#### **Council Member Comments**

#### **Moment of Silence**

#### **Invocation by County Council Chaplain**

#### **Pledge of Allegiance to the Flag of the United States of America**

#### **Approval of Minutes**

- March 2, 2018 Strategic Planning Retreat Minutes
- March 6, 2018 Regular Meeting

#### **Administrator Report & Agenda Summary**

- **2018 Strategic Plan Report**

#### **Public Hearings for the Following Ordinances**

**Ordinance 2018-06** “AN ORDINANCE TO AMEND AND SUPPLEMENT THE OCONEE COUNTY COMPREHENSIVE PLAN.”

#### **Third Reading of the Following Ordinances**

Ordinance 2018-06

*[see caption above]*

#### **Second Reading of the Following Ordinances**

**Ordinance 2017-34** “AN ORDINANCE AUTHORIZING THE EXECUTION AND DELIVERY OF AN EXTENSION AGREEMENT BETWEEN OCONEE COUNTY AND PROJECT BREMEN, AMENDING THE FEE AGREEMENT BETWEEN THE TWO, DATED AS OF AUGUST 1, 2013, BY AN EXTENSION OF THE INVESTMENT PERIOD THEREOF BY FIVE YEARS, AND INCLUDING AMENDING THE SPECIAL SOURCE REVENUE CREDIT AND INCREASING THE REQUIRED INVESTMENT; AND OTHER MATTERS RELATED THERETO.”

#### **First Reading of the Following Ordinances**

**Ordinance 2018-07** “AN ORDINANCE AUTHORIZING THE EXECUTION, DELIVERY, AND IMPLEMENTATION OF AN INTERGOVERNMENTAL AGREEMENT BETWEEN OCONEE COUNTY, THE CITY OF WALHALLA, AND MICHAEL CRENSHAW, AS SHERIFF FOR OCONEE COUNTY, IN RELATION TO LAW ENFORCEMENT AT COUNTY FACILITIES AND DURING COUNTY MEETINGS; AND OTHER MATTERS RELATED THERETO.”

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**Ordinance 2018-09** “AN ORDINANCE APPROVING, CONFIRMING, RATIFYING AND/OR AUTHORIZING CERTAIN ACTS AND AGREEMENTS BY AND BETWEEN OCONEE COUNTY, SOUTH CAROLINA AND BORGWARNER PDS (USA) INC. (THE “COMPANY”); AUTHORIZING THE EXECUTION AND DELIVERY OF A MEMORANDUM OF UNDERSTANDING BY AND BETWEEN OCONEE COUNTY AND BORGWARNER PDS (USA) INC. MEMORIALIZING THE FOREGOING; AND OTHER MATTERS RELATED THERETO, INCLUDING, WITHOUT LIMITATION, REVISING THE DISTRIBUTION OF REVENUE FROM A COMPANY PROPERTY.”

**Ordinance 2018-10** *[title only]* “AN ORDINANCE AUTHORIZING THE EXECUTION AND DELIVERY OF AN EQUIPMENT LEASE-PURCHASE AGREEMENT IN THE AMOUNT OF NOT EXCEEDING \$365,000 TO DEFRAY THE COSTS OF ACQUIRING VARIOUS EQUIPMENT; AUTHORIZING THE COUNTY ADMINISTRATOR TO DETERMINE CERTAIN MATTERS; AND OTHER MATTERS RELATING THERETO.”

## **Discussion Regarding Action Items**

### **911 Emergency Recording Equipment / Communications / Amount: \$68,956.50**

Budget: **\$250,000**      Project Cost: **\$68,956.50**      Balance: **\$181,043.50**

This proposed system is an Eventide NexLog 740 Recording System which will be used to record and monitor 911 calls. The existing recording system has reached its capacity to add any new telephone lines or radio channels. The new system is IP (Internet Protocol) based and will have the ability to record text to 911 transmissions, which we are scheduled to begin receiving in April 2018. It will also increase the capacity of telephone and radio lines that may be recorded.

It is the staff’s recommendation that Council approve this purchase of an Eventide 911 Recording System from Carolina Recording Systems, LLC, of Charlotte, NC, in the amount of \$68,956.50.

### **PRT Commission – Local ATAX Recommendations / Spring 2018 Cycle / \$37,000**

A portion of Local ATAX revenues received by Oconee County are made available for ATAX grants through Ordinance 2011-12. ATAX grants are to be tourism related grants that meet the ATAX guidelines specified by local and State mandates. Grants are recommended by the PRT Commission based on tourism impact of the project and approved by County Council. All external ATAX grant recipients are required to turn in intermediate reports every 60 days to the progress of the grant and a final report upon completion of the grant.

It is staff’s recommendation to approve the local ATAX recommendations per the attached spreadsheet.

### **Multi-Court Improvements for S. Cove County Park / PRT / Amount: \$220,104.50**

Budget: **\$220,104.50**      Project Cost: **\$220,104.50**      Balance: **\$0.00**

This bid is for the construction of a new multi-court recreational facility consisting of three tennis courts and four pickleball courts for South Cove County Park. Construction will include installation of erosion control measures, grading, installation of the court surface, nets, fencing and court surface paint markings. The County will be responsible for the demolition and disposal of existing courts which are over twenty years old and cannot be resurfaced or repaired.

It is the staff's recommendation that Council [1] approve the award of bid ITB 17-06, Multi-Court Improvements for S. Cove County Park, to McGrath Industries, LLC, DBA Talbot Tennis of Marietta, GA, in the amount of \$200,095.00, with a 10% contingency of \$20,009.50, for a total award of \$220,104.50, and [2] authorize the County Administrator to approve any Change Orders within the contingency amount.

**Replacement of Courthouse Chiller, Boiler & Controls / Facilities Maintenance / Amount: \$363,691.00**

Funds for this purchase will come from a Lease Purchase Agreement, Ordinance # 2018-10, once approved by County Council

The Oconee County Courthouse's chiller unit was installed when the building was constructed in 2003 and is nearing its life expectancy. We are no longer able to get new parts for the compressor, only rebuilt parts, and the annual maintenance agreement (currently \$15,000) is expected to increase next year. The Boiler has completely stopped working and is dangerous to operate, so there is currently no heat in the building. The controls for both of these units are also outdated and need to be replaced so that they are compatible with the chiller and the boiler.

Staff is requesting that Council approve the total amount to be paid out to Trane US Inc. This amount also includes five years of maintenance/support for all systems. Once the equipment is installed, the County will be able to apply for significant rebates from Duke Energy as shown in the attached proposal. The new equipment has the potential of \$49,000 in rebates and up to \$57,000 in energy savings per year.

**Utility Infrastructure Improvements for Oconee Industry & Technology Park / Economic Development**

This infrastructure improvement project is the next step associated with the Phase II work at the Oconee Industry and Technology Park (OITP) off Hwy 11. The first part of this project was moving 1.1 million cubic yards of dirt to make way for the new Tri-County Technical College – Oconee Campus (TCTC) and the future site of the high school vocational center (Hamilton Career Center (HCC). Now that the dirt moving is complete and construction is continuing related to TCTC and planning is well underway for HCC, it is time to complete the utility work.

This bid consists of the following work aligned with bringing water and sewer to this side of the industrial park: installation of approximately 3,805 linear feet of 8 inch gravity sewer main, including one elevated creek crossing, installation of approximately 2,875 linear feet of 10 inch water main, installation of 550 linear feet of 16" steel casing and all appurtenances for the park.

On February 9, 2018, this bid was advertised and emailed to 33 bidders. There were 13 plan holders. On March 13, 2018, sealed bids were opened for this project. Five firms submitted bids with Young Plumbing, of Starr, SC, submitting the lowest responsive and responsible bid of \$747,285.50. The second low bid of \$753,152.00 was received from Tugaloo Pipeline of Westminster, SC, a local vendor. Since their bid was within 2% of the low bid, they are allowed to match the low bid and receive the award per the Local Preference section of Oconee Procurement Ordinance 2010-02. A 10% contingency of \$74,728.55 has been added to this amount for any unforeseen conditions, bringing the total award amount to \$822,014.05.

The County and the Oconee Economic Alliance secured a \$500,000 grant from the South Carolina Rural Infrastructure Authority (RIA) to contribute to funding the utility improvement project described above. The remaining monies, as budgeted, are to be taken out of the 2016 OITP bond proceeds that were utilized for Phase II work at OITP.

It is the staff's recommendation that Council [1] approve the award of ITB 17-08, Utility Infrastructure Improvements for OITP, to Tugaloo Pipeline, Inc., of Westminster, SC, in the amount of \$822,014.05, which includes a 10% contingency amount; and [2] authorize the County Administrator to approve any change orders within the contingency amount.

## Approval to Allocate Economic Development Funding in the Amount of \$75,000 to Support Palmetto Conservation Foundation for the Palmetto Trail Extension

The Palmetto Conservation Foundation is working to create a new passage at Stumphouse Tunnel Park to connect to the almost 500-mile, statewide Palmetto Trail. In addition, a total of 14 miles of multi-user and mountain bike trails will be completed as part of a destination mountain bike park. This new trail will be a major upstate draw for mountain bike enthusiasts, and stimulate recreation and economic growth in the community.

With the goal of increasing community vibrancy and enhancing economic prosperity, the recommendation is for Council to approve this request.

### Board & Commission Appointments *(IF ANY)* [Seats listed are all co-terminus seats] Building Codes Appeal Board..... 1 At Large Seat

### Unfinished Business [to include Vote and/or Action on matters brought up for discussion, if required] [None scheduled.]

### New Business [may include items which may be scheduled for final action at a future meeting, if required] [None scheduled.]

### Council Committee Reports

Recreation Review Task Force / Mr. Davis.....[02/20/2018]  
Planning & Economic Development / Mr. Cain.....[02/27/2018]

### Executive Session

[upon reconvening Council may take a Vote and/or take Action on matters brought up for discussion in Executive Session, if required]

For the following purposes, as allowed for in § 30-4-70(a) of the South Carolina Code of Laws:

[1] "Receive legal advice and discuss potential lawsuit in relation to opioid epidemic."

[2] "Discussion regarding an Economic Development matter, Project Echo."

[3] "Discussion regarding an Economic Development matter, Project Crumble."

[4] "Discussion regarding an Economic Development matter, Project Zeta 2."

[5] "Discussion regarding an Economic Development matter, Project Lakeside Lodge."

### First & Final Reading for the Following Resolutions

**Resolution R2018-04** "AN INDUCEMENT RESOLUTION IDENTIFYING **PROJECT CRUMBLE** TO SATISFY THE REQUIREMENTS OF SECTION 12-44-40; COMMITTING TO ENTER INTO SUCH NECESSARY AGREEMENTS TO EFFECTUATE THE INTENT OF THIS RESOLUTION; AND OTHER MATTERS RELATED THERETO."

### First Reading of the Following Ordinances [continued]

**Ordinance 2018-11** [title only] "AN ORDINANCE AUTHORIZING THE EXECUTION AND DELIVERY OF A FEE IN LIEU OF TAX AGREEMENT BETWEEN OCONEE COUNTY, SOUTH CAROLINA AND PROJECT CRUMBLE; THE GRANTING OF SPECIAL SOURCE REVENUE CREDITS; AND OTHER

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MATTERS RELATING THERETO INCLUDING, WITHOUT LIMITATION, PAYMENT OF A FEE IN LIEU OF TAXES.”

## **Second Reading of the Following Ordinances [continued]**

**Ordinance 2018-08** “AN ORDINANCE AUTHORIZING THE EXECUTION AND DELIVERY OF CERTAIN INCENTIVE AGREEMENTS AND INCENTIVES BY AND BETWEEN OCONEE COUNTY, SOUTH CAROLINA AND PROJECT LAKESIDE LODGE, PERTAINING TO AN ECONOMIC DEVELOPMENT PROJECT WHICH WILL NOT ANNEX INTO THE CITY OF CLEMSON; AND OTHER MATTERS RELATED THERETO.”

*[Moved to follow Executive Session]*

## **Adjourn**

Assisted Listening Devices [ALD] are available to accommodate the special needs of citizens attending meetings held in Council Chambers.

ALD requests should be made to the Clerk to Council at least 30 minutes prior to the meeting start time.

County Council, Committee, Board & Commission meeting schedules, agendas are posted at the Oconee County Administration Building & are available on the County Council Website.